

May 8, 2007

Mr. Alvin C. Collins, Secretary
State of Maryland
Department of General Services
300 W. Preston Street, Suite 601
Baltimore, Maryland 21201

Re: Nomination of Property for Local Historic Designation
Rockville Public Library, 99 Maryland Avenue
Peerless Rockville Historic Preservation LTD., Applicant

Dear Secretary Collins:

The City of Rockville Department of Community Planning and Development Services wishes to notify you of the filing of the subject Nomination of Property for Local Historic Designation application. The Historic District Commission (HDC) will consider this nomination for recommendation to the Mayor and Council at its meeting on Thursday, May 17, 2007 at 7:30 pm in the Mayor and Council chambers in City Hall.

The Nomination will be evaluated using criteria adopted by the City of Rockville for cultural and social significance, and/or architectural significance. If the HDC recommends the property for historic designation, the Mayor and Council will consider the recommendation of the Nomination and make a determination regarding authorization to file a sectional map amendment creating a Historic Overlay Zone for the property.

The Planning Commission will consider this application at a future meeting, the date of which has yet to be determined. A separate notification will be sent to notify you of this meeting date.

I am enclosing a copy of the materials that are being presented to the Historic District Commission (the Nomination and a Staff Memo). Please contact me at (240) 314-8232 if you wish to obtain any additional information regarding the application.

Sincerely,

Jeff Winstel, AICP
Historic Preservation Planner

cc: Beth Cole, MHT

/jfw



HISTORIC PRESERVATION LTD
FOUNDED 1974

May 10, 2007

Honorable Martin O'Malley
Governor of Maryland
State House, 100 State Circle
Annapolis, MD 21401

Re: District Court, Rockville

Dear Governor O'Malley:

As the nonprofit organization concerned with historic preservation in Rockville, Maryland, Peerless Rockville urges the State of Maryland to select an alternate site for the planned new District Courthouse in our city. This is also a reminder that, to date and to the best of our knowledge, this project has not completed the Section 106 - State Historic Preservation review process.

Private citizens and public officials have expressed concern with the Maryland Avenue location in terms of safety, parking, community planning, design compatibility, impact on surrounding neighborhoods, and process. They have identified more viable sites. Peerless Rockville writes from the perspective of its mission - to preserve buildings, spaces, objects, and information important to Rockville's heritage. Since its formation in 1974, Peerless Rockville has worked to retain the most significant physical evidence of our community's development from its beginnings in the 1750s through the present day.

From this perspective, two major elements lead Peerless Rockville to argue against the site selected for the new courthouse at 99 Maryland Avenue in Rockville. One is the strong negative impact on long-recognized Historic Districts and buildings. The other is the significance of the 1971 building currently on this site.

The Maryland Avenue site is immediately adjacent to two Historic Districts: a City of Rockville Historic District that is also listed in the National Register of Historic Places. Every structure in this Historic District is "contributing." The Montgomery County Courthouse Historic District, listed in the National Register in 1986, includes the eight structures in the 100 block of South Washington Street as well as the 1891 and 1931 Courthouses, Rockville's only Art Deco structure, and our first permanent Post Office (1939). The City of Rockville designated these structures as the South Washington Street Historic District (1974) and the Montgomery County Courthouse Historic District (1979). In terms of impact on these Historic Districts -- to put it mildly -- a structure of the design, proximity, massing, and height of the proposed new District Court will impact the designated Historic Districts in extremely negative ways. It will loom over them and severely compromise their scale and character. (see map enclosed)

Peerless Rockville to Governor Martin O'Malley - Page Two - May 10, 2007

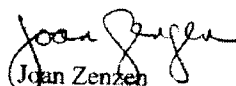
Also to be taken into account is the strong significance -- historical, cultural, and architectural -- of the structure that has graced 99 Maryland Avenue since 1971. The Rockville Regional Library was the city's first full-service public library, the culmination of a century-long odyssey to provide a permanent facility for library services and an emblem of Rockville's post-WWII emergence as a major suburban center. Completed in 1971 and designated a regional library three years later, it is the only International Style library in Montgomery County and is among Rockville's most distinctive modernist buildings. This flagship facility also served as the administrative headquarters for the Department of Public Libraries until the new Rockville Library opened in 2006.

Rockville Regional Library is a highly representative example of International Style architecture, a preeminent style of mid-20th century commercial, corporate, and institutional design. Designed by Bethesda architect Stanley H. Arthur on a difficult and irregular 1.5 acre site, it is an established and familiar feature of Rockville's downtown streetscape. Arthur's design is characterized by ribbon windows, cantilevered facades, and an open interior plan - hallmarks of the International Style. With the exception of minor interior changes, the library is unaltered, intact, in good condition, and perfectly re-usable.

Peerless Rockville recently nominated the 1971 Library for Historic District status in Rockville. The extensive research for this strong nomination is a product of Peerless' multi-year, pioneering, comprehensive study of modern architecture known as "Rockville's Recent Past." This nomination will be a subject of much discussion over the next several months, as it wends its way through the process of public hearings, recommendations, and decision-making.

As you and your administration reconsider the location of the new District Court in Rockville, Peerless Rockville thanks you for appreciating the important aspect of its impact on historic resources in the center of one of Maryland's oldest communities.

Sincerely,


Joan Zenzen
President

Peerless Rockville Historic Preservation, Ltd.


Eileen McGuckian
Executive Director

Enclosure: map showing Historic Districts and proposed District Court site



City of Rockville

MEMORANDUM

FAX MEMO

July 20, 2007

TO: Mr. Joel O'Leinik, Assistant Attorney General, Maryland Attorney General's Office

FROM: Jeffrey Winstel, AICP, City of Rockville *JW*

SUBJECT: June 21, 2007 Historic District Commission meeting minutes

PAGES: Cover plus 7

Attached per your request please find the approved minutes from the City of Rockville Historic District Commission meeting, June 21, 2007. If you have any questions regarding this material or need additional information, please contact me at 240-314-8232.

RECEIVED
CITY CLERK'S OFFICE
2007 JUL 20 AM 10:58



ROCKVILLE, MARYLAND

July 12, 2007

Hon. Larry Giammo, Mayor
City of Rockville
111 Maryland Avenue
Rockville, Maryland 20850

Routed To:

<input checked="" type="checkbox"/> Council	<input checked="" type="checkbox"/> City Attorney
<input type="checkbox"/> City Clerk	<input type="checkbox"/> Council Support Specialist
<input checked="" type="checkbox"/> City Manager	<input checked="" type="checkbox"/> Other <u>Mary Lou Berry</u>
<u>C. Tuck Parrish</u>	<u>Art Chambers</u>
	<u>Jim Wasilak</u>
	<u>Jeff Winstel</u>
	<u>Robin Zick</u>

Dear Mayor Giammo:


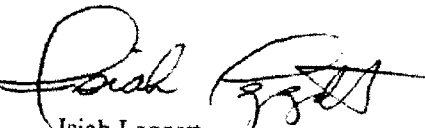
Montgomery County continues to oppose the proposed designation of the former Rockville Library building at 99 Maryland Avenue as a single-site historic district. Our objection to the designation was conveyed to the Historic District Commission in a letter dated and delivered June 21, 2007.

We do not agree that the structure is either architecturally or culturally significant to the County or its communities. The following facts argue against its designation:

- It was completed in September 1971, fewer than 36 years ago.
- It was not designed by a master, nor does it provide a superior example of the architect's body of work.
- It was not the first building operated as a free public library in the City, nor was it the first location of a County system library in the City.

The County continues to be a strong supporter and partner in the ongoing redevelopment of the Rockville Town Center and vicinity. We do not, however, believe that preservation of the old Rockville Library will contribute to that effort. Thank you for considering our comments.

Sincerely,

	
Marilyn J. Praeger President Montgomery County Council	Isiah Leggett County Executive

MP:IL:swr



*Maryland Department of Planning
Maryland Historical Trust*

*Marvin O'Malley
Governor*

*Anthony G. Brown
Lt. Governor*

*Richard Eberhart Hall
Secretary*

*Matthew J. Power
Deputy Secretary*

July 12, 2007

Thomas Genetti
Maryland Department of General Services
301 W. Preston Street, Room 1400
Baltimore, MD 21201-2305

Re: Rockville District Court Building
191 East Jefferson Street; Montgomery County
Review for Effects on Historic Properties

Dear Mr. Genetti:

Thank you for contacting the Maryland Historical Trust about the proposed Rockville District Court Building. We have carefully reviewed the project to determine how it might affect properties eligible for listing in the Maryland Register of Historic Properties and the National Register of Historic Places. We are writing now, pursuant to Sections 5A-325 and 5A-326 of the Maryland State Finance and Procurement Article, to provide our opinion that the proposed building will not adversely affect any historic properties.

The project site is currently occupied by a former Rockville Library building (M: 26-47). While the 1971 library may be illustrative of its particular architectural style and representative of the work of an identified architect, it is less than 50 years old and does not meet the test for "exceptional importance" required by National Register Criteria Consideration G. The building is therefore not "historic" for the purpose of state and federal preservation law. The proposed courthouse will not directly affect any historic properties.

The project site is adjacent to the Montgomery County Courthouse Historic District (M: 26-11), which is listed in the National Register. The district is significant for its association with the history of Montgomery County and for illustrating architecture that is characteristic of late nineteenth and early twentieth century social and design trends. From many points inside the district looking out, a considerable amount of non-historic construction is visible now and was visible at the time of the district's 1986 National Register designation. Because of these existing intrusions and the general nature of the district, the proposed courthouse building will not diminish any of the characteristics that make the district eligible for listing in state and national registers.

Thank you for providing us this opportunity to comment. If you have any questions or we may be of assistance, please contact Jonathan Sager at jsager@mdp.state.md.us or 410-514-7636.

Sincerely,

R. Rodney Little
Director / State Historic Preservation Officer
Maryland Historical Trust

JRL: JLS
200702286

CC: Joel Olech (Office of the MD Attorney General)
Jeffrey Winsel (City of Rockville)
Richard S. Hudson, AIA (DMJM Design)

100 Community Place • Cranesville, Maryland 21032-2023
Telephone: 410.514.7600 • Fax: 410.987.9071 • Toll Free: 1.800.756.0119 • TTY Users: Maryland Relay
Internet: www.marylandhistoricaltrust.net



HISTORIC PRESERVATION LTD.
FOUNDED 1974

Mayor and Council of Rockville
111 Maryland Ave.
Rockville, MD 20850

RECEIVED
CITY CLERK'S OFFICE

2007 JUL 16 AM 11: 48

Routed To:
July 2, 2007
☒ Council
☒ City Clerk
☒ City Manager
C. Tuck Parrish
Marilyn Berg
☐ City Attorney
☐ Council Support Specialist
☒ Other Art Chambers
Robert Zick
Mark Wessel

Re: 1971 Rockville Library Historic District nomination

This letter supplements Peerless Rockville's nomination of the 1971 Rockville Library and responds to issues raised by the Historic District Commission regarding the June 21 letter submitted by the County Executive and County Council President (copy of letter enclosed).

1. Significance of property: Dedicated in 1971, 99 Maryland Avenue was Rockville's first purpose-built library, the culmination of a century-long odyssey to provide a permanent building in Rockville for library services. Designed also to house County administrative headquarters, it was a flagship facility and an emblem of Rockville's postwar emergence as a major suburban center. In a town where City and County institutions often interconnect, the Rockville Library was a first for both entities.
2. The Library is an established and familiar feature of Rockville's civic streetscape and an enduring venue for the community's intellectual, social, and cultural activities, as Peerless's MHT inventory form amply documents. As a Rockville resident commented at the June 21 HDC meeting, the Library has been "a touchstone for the community" for more than a generation of residents, scholars, and students.
3. Claims that "the Library does not provide a superior example of the architect's body of work" are incorrect and unsubstantiated. Peerless' research into Stanley H. Arthur's career, which includes interviews with former colleagues and family members, indicates that the 1971 Library was one of his best-designed projects and an outstanding example of site-related design.
4. Rockville joined the County library system in 1957, having negotiated successfully for both a central library in the downtown area and a future branch in Twinbrook – an arrangement that met the challenges of the City's unprecedented population growth and demands for institutional services and facilities while recognizing its maturing communal and municipal identity.
5. The International Style was popularized in America during the postwar era, making its way from major urban centers to the burgeoning suburbs. Its continuing use is evident in numerous commercial and institutional buildings throughout Rockville and the surrounding area. The National Register has determined that there is sufficient scholarly documentation of the International Style to justify historic designations. The 1971 Rockville Library is a community landmark and an outstanding example of modernist architecture in Rockville in addition to being the only County library designed in the International Style.
6. The Rockville Library is unaltered, intact, in good condition, and eminently suitable for adaptive use. It meets multiple criteria for historic designation and is a significant property of Rockville's "recent past." As the recent designation of Mies van der Rohe's 1972 Martin Luther King Library in Washington, D.C. demonstrates, the age of a building is less relevant than its historical, cultural, and architectural significance.

Respectfully submitted,

Eileen S. McGuckian
Eileen S. McGuckian
Executive Director

Teresa B. Lachin
Teresa B. Lachin
Programs

PO Box 4262 • Rockville, MD 20849-4262
Tel: 301.762.0096 • Fax: 301.762.0964 • Email: info@peerlessrockville.org • Web: www.peerlessrockville.org



City of Rockville
111 Maryland Avenue
Rockville, Maryland
20850-2164
www.rockville.md.gov

Community Planning and
Development Services
240-311-8200
TTY 240-311-8147
FAX 240-311-8210

Historic Preservation Office
240-311-8240

Inspection Services Division
240-311-8210

Long Range Planning
Division
240-311-8200

Planning Division
240-311-8220

Recruitment and Training Division
240-311-8200

MAYOR
Susan R. Hoffman

COUNCIL
John B. Beaton
Paula Gajewski
Phillips Morrisette
Anne M. Roberts

CITY MANAGER
Scott Elbery

CITY CLERK
Claire M. Finkbeiner

CITY ATTORNEY
John T. Glavin

February 28, 2008

Mr. Alvin C. Collins, Secretary
State of Maryland
Department of General Services
300 West Preston Street, Suite 601
Baltimore, Maryland 21201

Re: Authorization to File Sectional Map Amendment for
Historic District Overlay Zone
HBS2007-00757, 1971 Rockville Regional Library, 99 Maryland Avenue
Peerless Rockville Historic Preservation, Ltd.

Dear Secretary Collins:

The City of Rockville's Department of Community Planning and Development Services wishes to notify you that the above referenced matter will be considered by the Mayor and Council at their meeting on Monday, March 10, 2008 at 7:00 pm in the Mayor and Council chambers in City Hall. This consideration is a result of the recommendation of the City of Rockville's Historic District Commission (HDC), made at their June 21, 2007 public hearing. The HDC found the building and site eligible to be designated as a single site historic district in that it meets the City's criteria for historic designation as the first purpose-built permanent public library building in Rockville and as a locally important example of International Style architecture.

If the Mayor and Council authorize the filing of the Map Amendment application, it will be referred to the City's Planning Commission for recommendation prior to a public hearing being held by the Mayor and Council. If the Mayor and Council do not authorize the filing of the Map Amendment, the matter of local historic designation for the property is concluded.

Please contact me at (240) 301-8211 or Jeff Winstel, Preservation Planner, at (240) 314-8232 if you wish to obtain any additional information, including the staff report, regarding this matter.

Sincerely,

R. James Wasilak

R. James Wasilak, AICP
Chief of Planning

jfw

30 March 2008

Susan Hoffmann, Mayor
and City Council
Rockville City Hall
111 Maryland Avenue
Rockville, Maryland 20850

Dear Mayor Hoffmann and other members of the Council,

I write in strong support of landmark designation for the former Rockville Regional Library. I do so as an architectural historian who has devoted over forty years to the study of twentieth-century American architecture. I have also written and lectured widely on the imperatives of preserving important work from the recent past. My familiarity with Rockville extends to the period in which this building was new. In the mid 1980s, one of my graduate classes conducted an indepth historic resources survey at the request of Peerless Rockville to explore expanding the historic district. This semester students in the same course are exploring the history of Twinbrook. A chapter in a book I am editing, *Housing Washington*, focuses on the development of two pioneering PUDs in Rockville: Woodley Commons and New Mark Commons.

Peerless Rockville has presented a very solid case for designating the library building. It is certainly a significant manifestation of a key period in Rockville's development as a major center in the Washington metropolitan area. It meets the National register threshold for "exceptional importance" for properties less than fifty years old. Having been involved in many such cases, I also have every reason to believe that a good viable use can be found for the building. The City can benefit greatly to protecting this building for future generations.

Yours very sincerely,

Richard Longstreth
Professor and Director,
Graduate Program in Historic Preservation
George Washington University

Chair, Maryland Governor's Consulting Committee on the
National Register of Historic Places



"M. A. van Balgooy"
<mvanbalgooy@verizon.net>

03/24/2008 09:30 PM

To <clerk@rockvillemd.gov>
<mayorcouncil@rockvillemd.gov>, "Jeff Winstel"
cc <jwinstel@rockvillemd.gov>, "Joan Zenzen"
<joanz10@verizon.net>, "Janet Hunt McCool"

bcc

Subject MAP2008-00103: Notification of error

March 24, 2008

City Clerk
City of Rockville
111 Maryland Ave.
Rockville, MD 20850

In accordance with Chapter 25 of the Rockville City Code, I am notifying you that at its meeting of March 12, 2008, the City of Rockville Planning Commission made a decision in error on Item MAP2008-00103. I am requesting that the Mayor and Council reverse or remand the Planning Commission's recommendation for Item MAP2008-00103 because it is unlawful. I give this notice as a resident of the City of Rockville and not as a member of the Historic District Commission.

In accordance with Article 66B of the Annotated Code of Maryland, the Planning Commission reviewed Item MAP2008-00103 to determine if 99 Maryland Avenue (the former Rockville Library) could be reclassified from O-1 to O-1 HD. This action required the Planning Commission to determine whether the designation of this site as an historic district would violate or adversely affect the City's Master Plan. At this meeting, the Planning Commission took the following actions:

- a. Determined that the application as an historic district is not in agreement with the Master Plan of the City, as contained in the 2001 Town Center Master Plan and the 2002 Comprehensive Master Plan.
- b. Supported the findings of the Historic District Commission that the application meets the criteria for historic designation.
- c. Recommended to the Mayor and Council denial of the application as an historic district because it does not meet the planning criteria contained in the 2002 Comprehensive Master Plan.

In its deliberations, the Planning Commission made the following errors regarding its jurisdiction and findings for its decisions, specifically:

1. **Reviewed, discussed, evaluated, assessed, and deliberated on the historical significance and architectural value of a structure or district.** By the authority of Article 66B in the Annotated Code of Maryland, only a Historic District Commission may evaluate and determine the historic or architectural value and significance of a structure or district. If the Historic District Commission determines that a district is historically significant, it forwards its

recommendation to the Mayor and Council, which is the only authorized legislative body to designate a City of Rockville Historic District. The Annotated Code of Maryland does not grant the City of Rockville Planning Commission the right, responsibility, or authority to evaluate and determine the historic or architectural value and significance of a structure or district. The Planning Commission's evaluation of the criteria, benefits, impacts, or merits of historical designation are not within its jurisdiction and most likely prejudiced and distracted individual Commissioners' decisions on the zoning reclassification.

2. **Based its decision on a misinterpretation of the 2002 Comprehensive Plan and 2001 Town Center Master Plan.** In accordance with Article 66B, the Planning Commission must base their decision on the "goals and objectives, principles, policies, and standards" of the Master Plan.

- The 2002 *Comprehensive Master Plan* has no goals, objectives, principles, policies, standards, or recommendations that would be "violated or adversely affected" if this site were designated as an historic district. The Planning Commission based its decision on findings that are not supported by law.
- The 2002 *Comprehensive Master Plan* does recommend expanding "existing historic districts to include historically, culturally, and architecturally important sites and properties, by undertaking a thorough evaluation of prospective sites and working with property owners" (page 8-11).
- The only mention of the destruction of the former library building for a new courthouse in the 2002 *Comprehensive Master Plan* is a parenthetical description of existing conditions for Libraries. There is no discussion of a future courthouse elsewhere in the Plan nor does preservation of this structure prevent its use as a courthouse. Because the Planning Commission is primarily relying on this section to base their decision, I quote it in full to clarify the misinterpretation:

"The Rockville Regional Library is currently located in the Town Center across from the City Hall and the County Council Building. The library building is undersized for the area. A new library is to be constructed by 2003 to house 200,000 volumes (60,000 more than current capacity), an expanded children's section, study and meeting rooms, and an expanded business resource section. The 2001 Town Center Master Plan called for the regional library facility to remain in the Town Center, and the new library building will be located on property north of Middle Lane. (The former library building will be demolished in order to construct a new District Court.) Providing for adequate parking for library patrons is also an important aspect of the relocation.

Recommendations

1. Provide adequate library services for Rockville residents.
2. Expand opportunities for neighborhood satellite libraries as necessary.
3. Encourage the County to provide adequate parking in the Town Center for library patrons." (pages 7-6, 7-7)

No recommendation suggests this building's future use or required demolition. The Planning Commission is therefore in error in basing its decision on this section of the Plan.

- The 2002 *Comprehensive Master Plan* states that, “this Master Plan will adopt by reference the [2001] *Town Center Master Plan* and its recommendations” (page 12-5)—thus the Planning Commission’s reliance on the 2002 Comprehensive Master Plan for its decision is in error.

- The 2001 *Town Center Master Plan* has no goals, objectives, principles, policies, standards, or recommendations that would be “violated or adversely affected” if this site were designated as an historic district. The Planning Commission based its decision on findings that are not supported by law.

- The 2001 *Town Center Master Plan* does make the following recommendation regarding historic districts: “The purpose of delineating the historic properties in Town Center is to ensure that redevelopment in Town Center is sensitive to the resources in the planning area. The City’s existing policies, as previously described and contained in other documents, will continue to be followed. It is likely that changes to existing programs, such as the expansion of Historic Districts or designations of additional sites, will take place in the future.” (Historic Districts section, page 4)

- The only mention of the “new district courts” at 99 Maryland Avenue in the 2001 *Town Center Master Plan* is on the map of Potential Parking Sites (p. 61)—there is no further discussion related to this site that conflicts with its designation as an historic district. The Planning Commission’s reliance on Parking Section of the Town Center Master Plan for its decision is in error.

If I can provide any further details, please contact me at your convenience.

Cordially,

Max A. van Balgooy
313 Twinbrook Parkway
Rockville, MD 20851
mvanbalgooy@verizon.net

Cc: Mayor and Council, City of Rockville)
Historic District Commission, City of Rockville
Jeff Winstel, Preservation Planner, City of Rockville
Joan Zenzen, President, Peerless Rockville

----- Forwarded by Sondra Block/RKV on 03/27/2008 11:31 AM -----

Sondra Block/RKV

03/26/2008 02:39 PM

To: Susan Hoffmann/RKV, Scott Ullery/RKV@RKV

cc: Jim Wasilak/RKV@RKV, Paul Glasgow/RKV@RKV

Subject: Re: Fw: MAP2008-00103: Notification of error"

Mr. van Balgooy raises some policy and interpretative issues that are appropriate for Mayor and Council consideration in conjunction with its review of the pending historic district map amendment. However, the issues he raises do not render the Planning Commission's recommendation unlawful.

Assuming for discussion purposes only, and without further analysis, that the Planning Commission has no authority to consider the historic qualifications of a structure, the Planning Commission did not usurp the HDC's authority in this case. On the contrary, as noted by Mr. van Balgooy below, the Planning Commission "Supported the findings of the Historic District Commission that the application meets the criteria for historic designation." Indeed, the Planning Commissioners in their discussion noted the expertise of the HDC in that area and deferred to that expertise. The Planning Commissioners then turned their attention to the Master Plan, an area clearly within their authority.

The Planning Commission determined that, notwithstanding the historic nature of the structure, the proposed designation did not meet the Master Plan, and, for that reason recommended to the Mayor and Council that the application for historic designation be denied. Mr. van Balgooy disagrees with the Planning Commission's interpretation of the Plan and its recommendation to the Mayor and Council, and has expressed his opinions to the Mayor and Council, among others. It is undisputedly Mr. van Balgooy's right to express his opinions, and the Mayor and Council may take them in consideration and may decide to reject the Planning Commission's interpretation and recommendation.

However, none of this renders the Planning Commission's recommendation "illegal" in any way. The Planning Commission's recommendation is nothing more than that - a recommendation. It is not dispositive of any issue in the historic designation process. If the Mayor and Council disagrees with the Planning Commission's analysis and recommendation, the Mayor and Council is not compelled to follow the recommendation and may proceed to act on the proposed historic designation in the way it deems appropriate. The Planning Commission's recommendation, however, is not unlawful, and should not be "remanded" or "reversed."

Please contact me if you have any further questions on this matter.

Sondra Harans Block
Assistant City Attorney
111 Maryland Avenue
Rockville, Maryland 20850
240-314-8150
sblock@rockvillemd.gov

"Frank Anastasi" <franksbiz@his.com>

"Frank Anastasi"
<franksbiz@his.com>

03/25/2008 04:54 PM

To: <mayorcouncil@rockvillemd.gov>

<director@peerlessrockville.org>
cc

Subject: Designate the old Library Historic

I am writing to encourage you to designate the old Library a historic district site.

One of the people speaking against moving the courthouse at the March 10 Citizens' Forum also spoke against making the library historic. She said something like "No one liked that library from the day it opened". Well, she is wrong. I liked it. And so did scores of my friends and fellow students.

When I was in Junior High and High School at Julius West and Richard Montgomery, the library was an important place for students. We went there after school and on weekends, to research our term paper assignments, do our homework, or just to meet friends and hang out. Yes we got caught making out in the stacks now and then. And, we learned a thing or two about dealing with creepy people, some of whom tended to hang out there.

These were all very important things to teenagers then, just as they are today. So, in fact the old library was an important element of growing up in Rockville, from both a learning and well as a socializing perspective.

The way people, especially students, access information and learn today is profoundly different than how we did those things in the 1970s. To me and a lot of other people in Rockville, the old library is a monument to those long Saturday and Sunday afternoons going from the card catalogue to the stacks and back again, trying to get that final bit of information one needed to complete the paper due on Monday morning. In those terms, it is truly historic to me and if we can protect it in some manner with historic designation, then we should do that.

Thank you.

Frank S. Anastasi
Rockville



cc

dence

Re: Designate the old Library Historic
Subject

Hi Frank ~

On behalf of the Mayor and Council, thank you very much for your e-mail concerning the proposed historical designation of the old library. Your correspondence, seen by the Mayor and Council and other appropriate staff, will be marked as an exhibit for the official record in this matter. Should you wish to attend and offer additional testimony, the public hearing on this application will be next Monday evening (3/31/08), at 7:00 pm. The staff report, and other relevant materials, should be posted on the website Friday if you care to review them.

Again, thank you for thoughtful comments and your continued interest. The Mayor and Council appreciate the feedback they receive.

Brenda

Brenda F. Bean
Deputy City Clerk
111 Maryland Avenue
Rockville, Maryland 20850
email: bbean@rockvillemd.gov
phone: (240) 314-8280
fax: (240) 314-8929



<coburg1@verizon.net>

03/31/2008 10:05 PM

Please respond to
<coburg1@verizon.net>

To "Mayor and Council Rockville Mayor and Council"
<mayorcouncil@rockvillemd.gov>
<sarah.medearis@earthtech.com>, "Robin Wiener "
<robin.wiener@inetxperts.com>, "Steve Johnson"
<sjohnson@schnader.com>, "Kate Ostell "
cc <ostell@bellatlantic.net>, "Warren Parrish"
<wparish@gazette.net>, "David Hill" <HILLD1@aol.com>,
"Steve Johnson" <sjohnson@schnader.com>, "Tracy
Pakulniewicz-Chldiac " <sienaitaly@aol.com>
Subject Historic Designation of the old Rockville Library - Does the
property owner have aa say in thel decision?

Issue. Voluntary Historic Designation

Regarding today's Rockville Mayor and Council pubic hearing on the designation of the Rockville Library, I want to know why the Mayor and Council closed the public hearing tonight.

While I served on the Rockville Planning Commission we were told by Rockville staff and the Historic District Commission that historic designation was not forced on a property owner. I hear different tonight.

Was the property owner, the State of Maryland, consulted on the historic designation of their property, the old Rockville Library? Is this not a forced historic designation?

I request clarification on why historic designation is recommended for the old Rockville Library by the Rockville Mayor and Council. Can a property owner be completed ignored on a historic designation? If I am missing information, I would appreciate receiving clarification.

This evening I listen to all the public testimonies and the Mayor and Council statements and do not agree with all of it. I believe the wrong direction was given by the Council. If I am correct, the vote is against what I thought was a policy, one where the owner of the property requests historic designation if interested to do so.

Thank you.

Brigitta Mullican
1947 Lewis Ave.
301 230-0890



Brenda Bean/RKV
04/02/2008 02:58 PM

To: coburg1@verizon.net
cc: mayorcouncil, Ed Duffy/RKV@RKV, Jim
Wasilak/RKV@RKV, Jeff Winstel/RKV@RKV,
sarah.medearis@earthtech.com,
bcc

Subject: Historic Designation of the old Rockville Library

Hi Brigitta ~

Monday evening, the Mayor & Council voted (4-1) to close the record at the conclusion of the public hearing and directed staff to bring back an ordinance designating the library as historic. This will likely occur at the Mayor and Council meeting on April 14th. I suppose the Mayor and Council closed the record that evening because they had accepted the recommendations of the Historic District Commission. Those recommendations, along with the letter to State of Maryland notifying them of the proposed designation, and all other documentation supporting the recommendation for designation can be found at:

<http://rockmail.rockvillemd.gov/clerk/egenda.nsf/d5c6a20307650f4a852572f9004d38b8/24a76eb7c320a9ab852574090046a73f?OpenDocument>

My understanding is that anyone can nominate a property for evaluation for historic designation. The ordinance states that nominations can be submitted by a property owner, the Mayor and Council, the Planning Commission, or the HDC itself as well as from the community.

Article 66B of the Annotated Code of Maryland, Land Use Section 8.02 Authority to Designate districts, states: *For the purposes of this subtitle, each local jurisdiction may designate boundaries for sites, structure, or districts which are deemed to be of historic, archeological, or architectural significance, by following the procedures of the local jurisdiction for establishing or changing areas and classifications of zoning.*

So, in Rockville, our procedures allow anyone in the community to nominate a property. We have a preference to not nominate properties over the objection of the owners, but have done so in the past. Typically, this has been done when the owner has applied for a demolition permit. Although the owner of the Library did not apply for a demolition permit, because the county and state do not have to abide by our permitting and zoning laws, their intent to demolish the building was made public and Peerless Rockville decided to nominate the building for historic status, based on the City of Rockville criteria for designation, (you can view this on our website.) The nomination and designation of the building do not prevent the state from doing whatever they want to the property, including demolition, which has been stated many times throughout the nomination process.

I hope this helps. As always, please do not hesitate to contact us if you need anything else.